

SUBJECT: Fire-resistive requirements for wall fronting on streets or alleys

EFFECTIVE DATE: January 2002 **REVISED:** July 2004

INTERPRETATION NUMBER: ADM – 1.0702 (Formerly 1.0503.1)

SEE ALSO: 2003 IBC – Section 702 Definitions

INTERPRETATION SUMMARY

This administrative interpretation explains that City of Salina owned parking lots and pedestrian arcades in the C-4 Central Business District are equivalent to a public way for the purposes of fire-resistive requirements of walls and openings. Specifically the 2003 International Building Code Section 702 definition of Fire Separation Distance states:

The distance measured from the building face to the closest interior lot line, to the centerline of a street, alley or public way, or to an imaginary line between two buildings on the lot. The distance shall be measured at right angles from the face of the wall.

It is the staff interpretation that when the property under consideration is in the C-4 Central Business District and the adjacent property is a City of Salina parking lot or pedestrian arcade, then the parking lot or pedestrian arcade will be considered equivalent to an adjoining public way for the purpose of determining fire ratings of exterior walls. This determination is made because the open space created by a parking lot or pedestrian arcade is similar to the street or alley and the City's ownership makes the construction of buildings on the property no more likely than a vacation of the public right of way would be.